

**BOARD BILL NO. 88 INTRODUCED BY ALDERMAN DIONNE FLOWERS**

1           An Ordinance recommended by the Planning Commission on May 7, 2008, to  
2   change the zoning of property as indicated on the District Map, from “F” Neighborhood  
3   Commercial District to the “J” Industrial District, in City Block 4398 (840-80 E. Taylor),  
4   so as to include the described parcel of land in City Block 4398; and containing an  
5   emergency clause.

6   **BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:**

7           **SECTION ONE.** The zoning designation of certain real property located in City  
8   Block 4398 is hereby changed to the “J” Industrial District, real property being  
9   particularly described as follows:

10          **A parcel of land in Biddle’s Estate Subdivision, and in City Block 4398 of the**  
11   **city of St. Louis, consisting of all of Lot 2 and part of Lots 1,3 and 4 of said**  
12   **subdivision, and more particularly described as:**

13          **Commencing at the Southeast corner of Lot 2, which is the intersection of the**  
14   **Northwestern line of Carrie Avenue, 30 feet wide and the Southwestern line of**  
15   **North Broadway 1087 feet wide; thence Southwesterly along the Northwest line of**  
16   **Carrie Avenue 411.96 feet to a point; thence in a straight line, in a Westerly**  
17   **direction, to a point, (the said point being exactly 221 feet southeast of the**  
18   **Southeastern line of East Taylor Avenue, as measured along a line at right angles to**  
19   **said East Taylor Avenue and exactly 280 feet Northeast of the West corner of Lot**  
20   **No. 4, as measured along said Southeastern line of East Taylor Avenue); thence**  
21   **generally Westerly along a straight line to a point on the Southwestern line of said**  
22   **Lot 4, (said point being determined by the prolongation of the aforesaid straight line**

**May 22, 2008**

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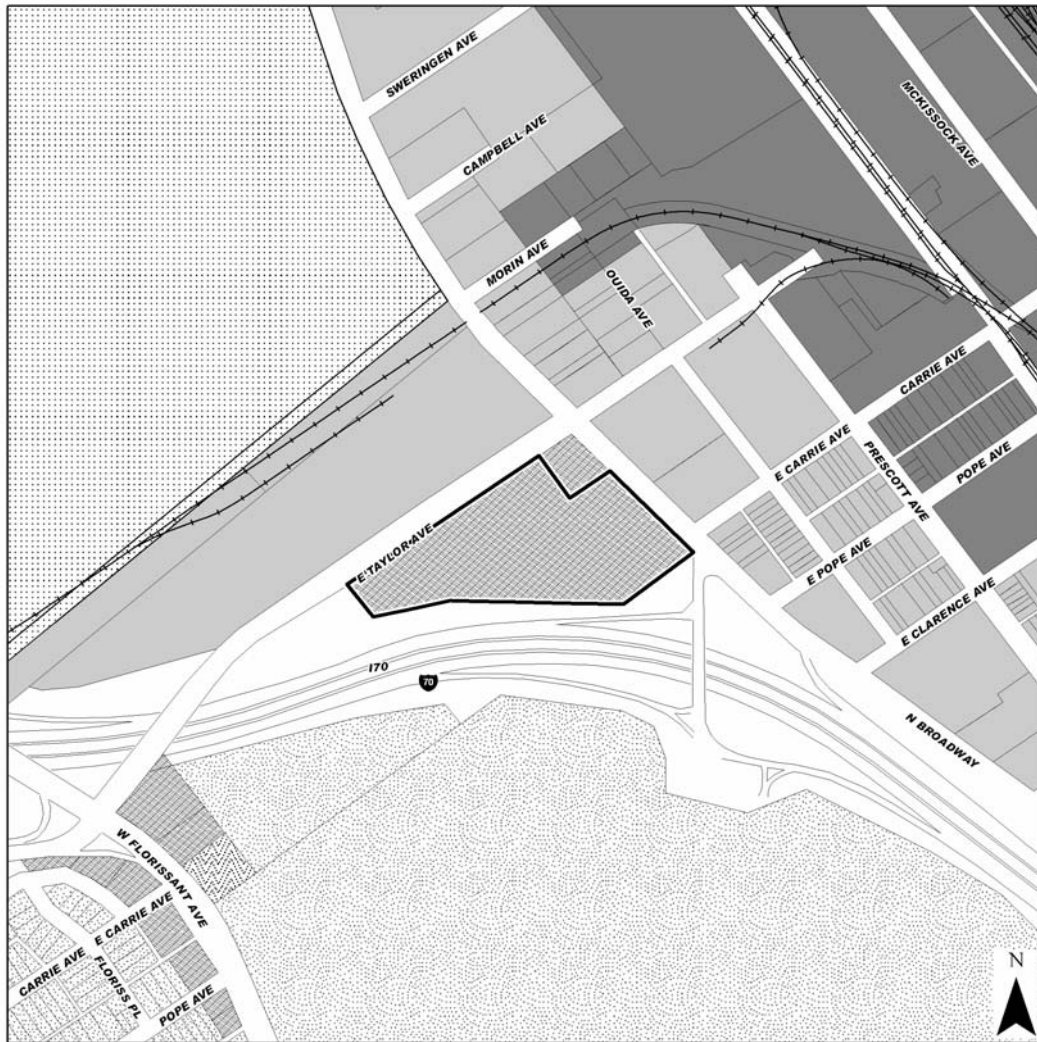
**Board Bill # 88**

**Sponsor: Alderman Dionne Flowers**

1 Westwardly to its intersection with the centerline of an unimproved former street,  
2 paralleling the aforesaid Southwestern line of Lot 4, and which intersection with  
3 said centerline is exactly 122 feet Southeast of the aforesaid Southeastern line of  
4 East Taylor Avenue, as measured along said centerline); thence Northwest along  
5 said southwestern line of Lot 4 to its intersection with the Southeastern line of East  
6 Taylor Avenue; thence Northeastwardly along said Southeastern line of East Taylor  
7 Avenue 986.00 feet more or less to a point; thence leaving said Taylor Avenue in a  
8 Southeasterly direction a distance of 178.28 feet to a point; thence Northeastwardly  
9 on a line parallel to the Southeast line of Taylor Avenue a distance of 114.11 feet to  
10 the Southwest line of North Broadway; thence Southwardly along North Broadway  
11 364.38 feet more or less to the point of beginning.

12       **SECTION 2.** This ordinance being necessary for the preservation of the health,  
13 safety and welfare shall take effect and be in full force immediately upon approval by the  
14 Mayor of the City of St. Louis.

# EXHIBIT A



## Current Zone

- A Single-Family Dwelling Dist
- B Two-Family Dwelling Dist
- C Multiple-Family Dwelling Dist
- D Multiple-Family Dwelling Dist
- E Multiple-Family Dwelling Dist
- F Neighborhood Commercial Dist

- G Local Commercial District
- H Area Commercial District
- I Central Business District
- J Industrial District
- K Unrestricted District
- L Jefferson Memorial District

Rezoning Area

Rezoning from "F" to "J"

PDA-064-08-REZ



CITY OF ST. LOUIS  
PLANNING & URBAN  
DESIGN AGENCY  
FRANCIS G. SLAY, Mayor